PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: (sk) Title No: 42587
Dav. Co. File: Box 8

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 06/05/01 15:09 2pgs
Fees:11.00 Taxes:769.60
20010605-0058462

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kevin J. Worley 843 Battery Lane Nashville, TN 37220	ERA Mortgage 3000 Leadenhall Road Mount Laurel, NJ 08054

TAX MAP-PARCEL NUMBERS: 132-14-024

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 208,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Dorothy Johnson, Executrix under the Will of Ray E. Bartee, of record in Will Book 238, page 679, in the Seventh Circuit Court for Davidson County, Tennesse, Probate Division, with full power,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Kevin J. Worley,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of H.G. Lowe's Subdivision of record in Book 1424, Page 46 Register's Office for said County.

Said Lot No. 5 fronts 150 feet on the southerly margin of Battery Lane and extends back between parallel lines 300 feet to a dead line in the rear.

Being the same property conveyed to Ray E. Bartee by deed from Dwayne Bruce Zimmer and wife, Mary S. Zimmer Book 7668, Page 872, Register's Office for said County. The said Ray E. Bartee has since died. The Last Will and Testament of Ray E. Bartee of record in Will Book 238, page 679, in the Seventh Circuit court for Davidson County, Tennessee, Probate Division directed Dorothy Johnson, Executrix, to sell subject property.

This conveyance is subject to: Taxes for 2001, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 1424 Page 46, said Register's Office, which Plan shows a 75foot minimum building setback line from Batterly Lane and10 foot easement for public utility purposes along the rear line; Agreement for Dedication of Easement for Sanitary Sewers and/or Strom Drainage to the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 7008, page 709, said Register's Office; Restrictions of record in Book 1627, page 55, said Register's Office.

This is improved property, known as: 843 Battery Lane, Nashville, TN 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of May, 2001.

Dorothy B. Johnson, Executrix

Dorothy Johnson ,Executrix

State of Tennessee
County of Williamson

Before me the undersigned authority, personally appeared Dorothy Johnson, to me known (or proved to me on the basis of satisfactory evidence), to be Executor of The Estate of Ray E. Bartee the within named bargainor, an Estate, and acknowledged the execution of the foregoing instrument as such Executor for the purposes therein contained.

Witness my hand and official seal on May 30 2000.

My Commission Expires: 5-30-04

Notary Public

State of Tennessee
County of Williamson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 208,000.00

Affiant

Sworn and subscribed before me on the 30th day of May, 2001.

My Commission Expires: 11-18-01

Notary Public

R. BARRETT JR. NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.